MUSKEGON CHARTER TOWNSHIP 1990 E APPLE AVENUE MUSKEGON, MI 49442 231-777-2555 x306 or x316

Number of Splits allowed by Statute	_ Parcel # 61 10		 	
Number of Splits Requested:	Owner Name:			
Date App. Filed with all Necessary Atta	chments:/	/		

LAND DIVISION APPLICATION

You <u>Must</u> answer all questions and include all attachments, or this application will be returned to you. Return the completed application to: **Muskegon Charter Township Assessing Dept 1990 E. Apple Ave. Muskegon, MI 49442.**

Approval of a division of land is required before it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (§102(e&f)). On the lines below, fill in where you would like an approval/denial letter sent.

NAME:				-			_
4 D D D I							
ADDRI	:55:				control act,	P.A. 591 of 1996.) IVI	UL 560
CITY, S	TATE, ZIP:		<u> </u>	रत्रः			
1. LO	ATION of parent parcel to be divided:						
Street	No.:	Street/Rd. I	Name: .				
Parent	Parcel No. 61 10	·································		Map Sec:		Map Page No:	
Legai i	Number of new parcels (including the parent) Intended use (residential, commercial, etc. The division of the parcel provides access to an existing public road by: (check one) Each new division has frontage on an existing public road A new public road, proposed road name: (Road name must be preapproved by Twp. & 911) A new private road, or easement proposed road name: (Road name must be approved by Twp. & 911) A recorded easement (driveway). (Cannot service more than one potential site). Write here, or attach a legal description of the proposed new road or easement. (Attach additional sheets is necessary) Attach a legal description for each proposed new parcel and the remaining portion of the parent parcel. Attach a copy of the recorded deed that transfers ownership of the approved division to the new owner. Number of future divisions that could be allowed, but are not allowed, and are not included in this application? # of divisions The number of future divisions being transferred from the parent parcel to another parcel? (See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 109(4) of the Statute.) DEVELOPMENT SITE LIMITS: Check each that represents a condition which exists on the parent parcel of any part of the parcel: is in a DNR-designated critical sand dune area is riparian or littoral (it is a river or lake front parcel) is affected by Lake Michigan High Risk Erosion setback includes a wetland includes a beach is within a flood plain includes slopes more than twenty five percent (a 1:4 pitch or 14° angle) or steeper is on muck soils or soils known to have severe limitation for on site sewage systems						
	OPERTY OWNER Information:						
		Phone No.:	()			
Street	No:	Street Nam	e:				
City:		State:			Zip:		
	, , , , , ,						
				Business Name:	·		
	·S:			Phone No: ()	— ——	
City:	POSAL Describe the division (s) being	nronocod.		State:		Zip:	
4. PK							
В.							
C.				nublic road by: (c	check one)		
٠.					ooo oo,		
	A						
			(Road	name must be pre	eapproved by	Twp. & 911)	
	A new private road, or easeme	ent proposed ro	oad nam	e:			
	A			(Road name	e must be ap	proved by Twp. & 911)	
_						and additional aboats	:-
D.	· · · · · · · · · · · · · · · · · · ·	ion of the pro	pposeu	new road or eas	ement. (Att	acii additional sheets	15
	necessary)						
E.	Attach a legal description for each pr	roposed new	parcel	and the remainir	ng portion o	of the parent parcel	
F.							
5. A.							tion?#
		,		,		• • • • • • • • • • • • • • • • • • • •	
В.	The number of future divisions being	transferred	from th	e parent parcel	to another	parcel?	
	Identify the other parcel(s)						
	(See section 109(2) of the Statute. N	Make sure yo	our deed	l includes both s	statements	as required in section	109(4)
_							
6.		ach that rep	resents	a condition which	ch exists on	the parent parcel of a	any
	part of the parcel:						
	is in a DND designated suiti	مريناه المصما المحا					
				rool)			
			-	•			
		III IIIGII RISK I	LIUSIUII	SCIDALN			
	includes a beach						
		twenty five n	ercent	(a 1·4 nitch or 1	4° angle) o	r steener	
	is known or suspected to ha				_	-	oils
			•	,			-

7. ATTACHMENTS: (All attachments must be included.) Letter each attachment as shown here.

		A.	 A survey, sealed by a professional surveyor at a scale of <u>1"=100"</u> of proposed division(s) of parent parcel;
			The survey must show:
			(1) current boundaries (as of March 31, 1997), and
			(2) all previous divisions made after March 31, 1997 (indicate when made or none) and
			(3) the proposed division(s), and
			(4) dimensions of the proposed divisions, and
			(5) existing and proposed road/easement rights-of-way, and
			(6) easements for public utilities from each parcel to existing public utility facilities, &
			(7) any existing improvements (buildings, wells, septic systems, driveways etc) &
			(8) any of the features checked in section 6 above.
	Owners s	B. signa C.	A soil evaluation or septic system permit for each proposed parcel of less than one acre prepared by the Health Department, or an indication that approval will occur for service by public sewer system. Otherwise attach a letter of agreement that the divided parcel is "unbuildable" and the following phrase must be included as part of the legal description on the deed or land contract. It has been determined and agreed to that the hereto described property is to be forever considered to be an unbuildable site as is defined by the Muskegon Charter Township Land Division Ordinance." A evaluation/indication that approval will occur for service by a public water system, or a well permit for potable water if public water is not available, for each proposed parcel , if building construction is intended. Otherwise attach a letter of agreement that the divided parcel is "unbuildable" and the following phrase must be included as part of the legal description on
			the deed or land contract. <u>It has been determined and agreed to that the hereto described</u> property is to be forever considered to be an unbuildable site as is defined by the Muskegon Charter Township Land Division Ordinance."
	Owners s	signa	ature of Agreement:/ Dated:/
		_	Indication of annual of negroid from County Dood Commission MDOT or Zening
		D.	Indication of approval, or permit from County Road Commission, MDOT, or Zoning Administrator for each proposed new road, easement or shared driveway
		E.	A copy of any transferred division rights (§109(4) of the Act) in the parent parcel
		F.	A fee of \$
		G.	Release from County Drain Commissioner (unless waived by Zoning Administrator)
8. IMPR	OVEMENT		Describe any existing improvement(s) (buildings, well, septic, etc.) which are on the parent parcel or indicate none (attach extra sheets if necessary)
22222	222222		288888888888888888888888888888888888888

AFFIDAVIT and **PERMISSION** for municipal, county and state officials to enter the property for inspections:

I hereby agree that the statement made above are true, and if found not to be true this application and any approval will be void.

Further, I agree to comply with the conditions and regulations provided with the parent parcel division.

Further, I agree to give permission for officials of the municipality, county and the State of Michigan to enter the property where this parcel division is proposed for purposed of inspection to verify that the information of the application is correct at any time mutually agreed upon with the applicant.

Further, I understand that this is only a parcel division which conveys only certain rights under the applicable local land division ordinance, the local zoning ordinance, and the State Land Division Act (formerly the Subdivision Control Act P.A. 288 of 1967, as amended (particularly by P.A. 591 of 1996), MCL 560.1.01 et.seq.) and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction or other property rights.

Further, I understand that all existing special assessments will remain with the parent parcel or may be paid in full before the land division is approved. I also understand that taxes will not be prorated by the Treasurers office.

Further, even if this division is approved. I understand zoning, local ordinances and State Acts change from time to time, and if changed, the division(s) made her must comply with the new requirements (apply for division approval again) unless deeds, land contracts, lease or surveys representing the approved division(s) are recorded with the Register of Deeds or the division is built upon before the changes to the law are made.

Further, I agree to supply Muskegon Charter Township with a recorded deed, that transfers ownership (should there be a transfer of ownership) of the approved division.

Further, if the property (ies) involved in the land division are encumbered by a mortgage, I agree to furnish Muskegon Charter Township, with my mortgage company's written approval to divide the parcel. The approval will include a legal description for that part of the parcel being released from mortgage.

Property owner	er's Signature:		/
DO NOT WRITE	E BELOW THIS LIN		
Reviewer's Ac	tion:		
Zoning Admin.	Approved	Conditions, if any:	
Zoning Admin.	Denied	Reason(s)(§):	
Assessor	Approved	Conditions, if any:	
Assessor	Denied	Reason(s)(§)	

STAFF NOTE: If this portion of the application is blank, see the attached review sheets.

PREVIOUS DIVISIONS MADE AFTER MARCH 31, 1997

l,	, hereby state that	divisions have been made
(Name)	(Nur	mber)
from my property at	since I	March 31, 1997, being the
	(Address)	
property, from which I am	at this time requesting land div	vision(s).
	_	
		(Signature)

NOTICE TO ASSESSOR OF TRANSFER OF THE RIGHT TO MAKE A DIVISION OF LAND

Issued under authority of Land Division Act (P.A. 288 of 1967 as amended by P.A. 87 of 1997). Filing is mandatory.

This form must be filed by an owner of a parent parcel or parent tract of land when the owner creates a parcel from the parent parcel or parent tract and transfers the right to make a future division to the owner of the created parcel. This form must be filed within 45 days of the transfer of the right to make a division. This

	2. County		4. Date of Transfer of	Right to Make a Div
3. City/Township/Village Where Real Estate is Located	City Town Villa			r ranges from 10 to
Property Identification Number (PIN) of Parent Parcel or attach legal description.	sometimes includes letters. It is on the property tax bill and on the assessmenotice.			
6. Name of Owner of Parent Parcel or Parent Tract			Address of Owner of Pa	rent Parcel or Parent
7. Property Identification Number (PIN) of Created Parcel if	PIN has already been as	signed		
8. Name of Owner of Created Parcel	Address of	Owner of Created Parcel		
rm must be filed with the assessor of the city of THE FOLLOWING QUESTIONS MUST BE ANSWERED. 1. Did the parent parcel or parent tract have any una 288 of 1967, MCL 560.101 to 560.293? Check approved.	allocated divisions u			
NO				
If YES box was checked, go to questions 2. If				
How many unallocated divisions did the parent pa Enter the number here	rcel or parent tract h	ave prior to th	nis transfer?	
 Were there any unallocated divisions transferredYESNO If the YES box was checked, go to question 4. 			the signature area of t	he form.
4. How many unallocated divisions were transferred	d to the newly create	d parcel? Ente	er number here,	
ERFICIATION certify that the information above is true and complet	e to the best of my l	nowledge.		
re of Owner of Parent Parcel or Parent Tract Date		If Signer is other	than owner, print name and	d title

LAND DIVISION REMINDER SHEET

- 1. Have you included a survey of the property and all divisions you are asking for, including any improvements. (houses, barns, garages etc.)?
- 2. Have you included a legal description for any new roads or easements?
- 3. Have you included review materials from MDOT for each proposed new road, easement or shared drive?
- 4. Have you included legal descriptions for each new division and the remaining parent parcel?
- 5. Have you included information from the Health Department for a septic and/or water system for parcels smaller than one acre, not served by public utilities?
- 6. Have you included a copy of any transferred division rights in the parent parcel?
- 7. Have you included on your drawing (survey) the location of all improvements Including septic and well?
- 8. Have you signed the application?
- 9. Have you included a copy of your proof of ownership in the parent parcel?

MORTAGE COMPANY STATEMENT OF RELEASE OR PARTIAL RELEASE OF PROPERTY